

Town of Richmond
Planning Board Public Hearing
December 14, 2021 7:00 PM Richmond Veterans Hall

Members Present:

Stacie Maillet (Chairman)
Kathryn McWhirk
Eric Duda
Jed Butterfield (Alt.)
Doug Bersaw (Selectman's Rep.)

Members Absent

Lloyd Condon (Vice Chairman)
Jason Macdonald
Doug Smith (Secretary)

Public: Charles Lawrence (Surveyor), Steven Filipi.

Meeting called to order at 7:03 PM

Butterfield seated for Smith.

1. Public:

No one from the public:

2. Proposed Subdivision Map 405 Lot 39:

Public Hearing was called to order at 7:04 PM. This is a continuation from December 7, 2021, due to additional unforeseen information that was missing from the plats that were originally submitted to the Board. The corrected Mylar and Plats were dropped off at the Town Hall on Monday December 13, 2021, and reviewed prior to the Public Hearing.

Motion made by Chairman Maillet to accept the application as complete. Seconded by Duda. All in favor. None opposed. Motion carries.

The proposed Subdivision is for Map 406 Lot 39. The proposed subdivision is located at 436 Old Homestead Hwy. (Rt. 32) Richmond, NH. and is presently owed by Arnie C. Filipi and Steven Fillipi. The subdivision applicant is Filipi Construction, 216 Upper Troy Road, Fitzwilliam, NH. Charles Lawrence, surveyor will represent the applicants.

Charles Lawrence was present to answer any questions for the applicant. The property was originally 23.39 acres. Currently there is 21.39 acres in current use. The subdivision will create 3 lots total. Map 405 Lot 39 is 13.22 acres with 299.23 feet of road frontage. Lot 39-2 is 5.10 acres with 261.30 feet of road frontage. Lot 39.3 is 5.06 acres and 282.61 feet of road frontage; this lot contains the original house with well and septic.

Two driveway permits have been issued through the State of NH DOT for lots 39 and 39-2, the original home lot 39.3 has an existing driveway.

THESE MINUTES MAY BE APPROVED AND /OR AMENDED AT THE FOLLOWING MEETING

The final recorded paperwork for the Protective Well Radii from NH. Department of Environmental Services for lot 39-3 (RSA 485-A:30-b) has been recorded on the mylar and at the Cheshire County Registry of Deeds. A copy of the approved application is included in the Planning Board file.

Due to the time of year a site walk was performed by Butterfield and Duda on Sunday December 12, 2021, on site at 9:00 AM. Butterfield explained the site walk noting that all pins were in place. Butterfield thanked Lawrence and mentioned that his clarity with the site walk, and the areas of importance were noted. Duda concurred with Butterfield that they both were confident that everything was in place. They asked if anyone on the board had any questions, there were none.

Chairman Maillet presented three-waiver requested by the applicant. It was the consensus of the board to do all waivers as one motion.

501.4 – There is no large construction being proposed the subdivision will be residential homes.

501.6 & 14U – All 3 lots are 5 plus acres this does not apply according to NH Water Supply and Pollution Control.

501.11 - There are no new roads being proposed other than driveways that have NH DOT approval.

Motion made by Duda to accept the waivers as presented. Seconded by Chairman Maillet. With no further questions. All in favor. None opposed. No abstentions. Motion carries.

Public Hearing was closed at 7:16 PM.

Chairman Maillet asked if there was any discussion with no response.

Motion made by Bersaw to accept the subdivision for Map 405 Lot 39 as presented. Seconded by Duda. All in favor. None opposed. No abstentions. Motion carries.

Mylar and plats were signed, a copy of a signed plat was given to Steven Filipi.

3. Minutes December 7, 2021:

Motion made by Bersaw to accept the minutes as presented. Seconded by Duda. All in favor. None opposed. Motion carries.

4. Zoning Changes for 2022 Ballot:

The Board was emailed the final copy of the proposed Zoning Ordinance change requested by the Selectmen. Please see below:

To rewrite and reorganize **Article 2. Section 202.1, under C. Wetlands Conservation District**. To reduce the present seventy-five (75') foot setback to a twenty-five (25') foot setback.

All land areas within **twenty-five (25) feet**, as measured by horizontal distance, of the high-water mark of any pond, stream, brook, or wetland and areas identified and delineated as poorly drained or very poorly drained soils by the Cheshire County Conservation Districts Soil Survey of Cheshire County, New Hampshire, completed in 1989. (See map.)

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After a brief discussion from the board in reference to the process.

Motion made by Chairman Maillet to accept the proposed Zoning Ordinance for the Wetland setback as presented by the Selectmen. Seconded by Bersaw.

All in favor. None Opposed. Motion carries.

The board decided to hold the Public Hearing for the proposed Zoning changes on Tuesday January 4, 2022, at 7:00 PM, located at the Richmond Veterans Hall on Rt. 32 N. Richmond, NH. If there is severe weather the hearing will be held the following Tuesday January 11, 2022, at 7:00 PM located at the Veterans Hall, Rt. 32 N. Richmond.

Motion made by Chairman Maillet to hold the public hearing for Zoning changes on Tuesday January 4, 2022, at 7:00 PM located at the Richmond Veterans Hall. In the case of severe weather, the hearing is rescheduled for Tuesday January 11, 2022, at the same time and location. Seconded by Bersaw.

All in favor. None opposed. Motion carries.

5. Other:

1. Duda wanted to mention and thank Butterfield for his continued support as an alternate to the Planning Board. There are full members that do not have the dedication that Butterfield has shown.

With no further business in front of the board.

Motion made by Chairman Maillet to adjourn. Seconded by Duda. All in favor. None opposed. Motions carries.

Meeting adjourned at 7:44 PM.

Respectfully submitted,

Kandace Mattson.